



INCLUDED FEATURES

RESERVE AT BURNT BRIDGE

COMMUNITY APPEAL

Community featuring 29 large home sites

Enjoy family fun at the amenity/recreation area featuring a Jr. Olympic pool, bocce ball, tennis courts, cabana with outdoor fireplace, and playground.

Carefully planned and coordinated streetscape design with streetlights and professionally landscaped, fully-sodded yards with planting beds

Mandatory Homeowners' Association to protect the value of your home and preserve the overall appearance of your community for years to come

Finished two-car entry garage

EXTERIOR APPOINTMENTS

Architecturally designed exterior elevations

Full HardiePlank® Exterior: siding and trim

Poured concrete foundations reinforced with steel

GAF Royal Sovereign® 3-tab shingles shingles with 25-year limited warranty

Pre-finished aluminum gutters and downspouts

Fiberglass front door and Schlage® single-cylinder deadbolts on all exterior doors/oil rubbed bronze finish

GFI weatherproof electrical outlets and exterior water faucets on front and rear of home

Garage door openers

2 Double flood lights

2 coach lights at Garage Door

INTERIOR APPOINTMENTS

Schlage Touch Screen Deadbolt

Smooth nine-foot ceilings on first floor

Open rail stairs with Colonial Balusters

Crown molding in Foyer, Living Room/Study, Dining Room, and Master Bedroom

5' Board and Batten Waincot (Approximate)

All 3-1/2" Thick Wall Cased Openings (356 case)-per plan

FMI® direct vent fireplace with slate surround and gas log starter

Raised two-panel interior doors with Schlage® hardware/oil rubbed bronze package

Upgraded hardwood flooring in entry foyer, powder, kitchen

Premium Sherwin Williams® paints

KITCHEN & BATH DESIGN

Quality G.E. stainless steel appliances cook top and micro-hood, and dishwasher (per plan)

Granite countertops with tile backsplash, stainless steel double-bowl sink, single-lever Delta® faucet, hose spray in kitchen

Undermount kitchen sink

Mini pendant lighting in kitchen

Flat panel 36" maple cabinets with crown molding (per plan)

Recessed Can Lighting

Recessed icemaker connection for refrigerator

Vanities with cultured marble tops in all baths

Raised vanities in master bath

Pedestal sink with chrome fixtures in powder room (per plan)

Elongated commodes, Delta® faucets and bath exhaust fans in all baths

HIGH PERFORMANCE ENERGY FEATURES

Inspection through 3rd Party

Fully insulated walls, ceilings and attic featuring R13 in walls and R30 ceiling insulation

Pactiv "Classic" House Wrap

Insulated vinyl thermal low E windows with wood wrap, screens and tilt sash

LP® Engineered Floor System

Top Notch® 350 Performance Floor Decking

Floor Decking Glued and Screwed in Place

Advanced PEX® plumbing system

Lennox® 14 Seer HVAC systems with programmable thermostats

220V outlet for dryer

Washer overflow pans in second floor laundry rooms

Quick-recovery 50-gallon gas water heater

Smoke & Carbon Monoxide detectors

CUSTOMER PEACE OF MIND

Homeowner Pre-construction Orientation

Optional Homeowner Pre-drywall Orientation

Homeowner Pre-closing Orientation

Homeowner Warranty Introduction

Home Buyers 2-10 Warranty®

Information is believed to be accurate, but is not warranted. KM Homes reserves the right to change features, designs and specifications without prior notice.

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